

# PETITION FOR SPECIAL HEARING

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Morris & Evelyn C. Shor, legal owners of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing Under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve extension of time for utilization of Special Exception Case No. 78-134-X for office use.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Special Hearing advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser: John W. Hession, III  
Address: 22 Walker Avenue  
Pikesville, MD 21208  
Legal Owner: John W. Hession, III  
Address: 22 Walker Avenue  
Pikesville, MD 21208  
Petitioner's Attorney: John W. Hession, III  
Address: Suite 342 Quadrangle  
Village of Cross Keys 21210  
Protestant's Attorney: John W. Hession, III  
Address: Suite 342 Quadrangle  
Village of Cross Keys 21210

ORDERED BY the Zoning Commissioner of Baltimore County, this 2nd day of January, 1980, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 27th day of March, 1980, at 10:15 o'clock A.M.

John W. Hession, III  
Zoning Commissioner of Baltimore County

(over)

RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER  
N/S of Walker Avenue, 194' and 463' :  
W of Old Court Rd., 3rd District : OF BALTIMORE COUNTY  
MORRIS SHOR, et ux, Petitioners : Case No. 80-198-SPH

## ORDER TO ENTER APPEARANCE

Mr. Commissioners:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman  
Deputy People's Counsel  
John W. Hession, III  
John W. Hession, III  
People's Counsel for Baltimore County  
County Office Building  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 18th day of March, 1980, a copy of the foregoing Order was mailed to Paul G. Henderson, Esquire, Suite 342 Quadrangle, Village of Cross Keys, Baltimore, Maryland 21210, Attorney for Petitioners.

John W. Hession, III  
John W. Hession, III

RE: PETITION FOR SPECIAL HEARING : BEFORE THE  
N/S of Walker Ave., 194' and 463' :  
W of Old Court Rd. - 3rd Election : DEPUTY ZONING  
District : COMMISSIONER  
Morris Shor, et ux - Petitioners :  
NO. 80-198-SPH (Item No. 136) :  
OF  
BALTIMORE COUNTY

IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 9th day of March, 1982, that in view of the 1980 Comprehensive Zoning Maps having rezoned the subject property to a B.L. Zone with a C.C.C. District, this Petition for Special Hearing to extend the time for utilization of the Special Exception granted in Case No. 78-134-X for office use is no longer viable, and, therefore, this petition is hereby DISMISSED.

John M. H. Jung  
Deputy Zoning Commissioner  
of Baltimore County

BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

March 9, 1982

Paul G. Henderson, Esquire  
Suite 342 Quadrangle  
Village of Cross Keys  
Baltimore, Maryland 21210

RE: Petition for Special Hearing  
N/S of Walker Ave., 194' and 463'  
W of Old Court Rd. - 3rd Election  
District  
Morris Shor, et ux - Petitioners  
NO. 80-198-SPH (Item No. 136)

Dear Mr. Henderson:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,  
John M. H. Jung  
JOHN M. H. JUNG  
Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: John W. Hession, III, Esquire  
People's Counsel

## BALTIMORE COUNTY, MARYLAND

### INTER-OFFICE CORRESPONDENCE

TO: Mr. W. E. Hammond  
Zoning Commissioner  
Date: March 11, 1980  
FROM: John D. Seyffert, Director  
Office of Planning and Zoning  
SUBJECT: Petition No. 80-198-SPH Item 136

Petition for Special Hearing  
North side of Walker Avenue, 194 feet and 463 feet West of Old Court Road  
Petitioner - Morris Shor, et ux

Third District

HEARING: Thursday, March 27, 1980 (10:15 A.M.)

There are no comprehensive planning factors requiring comment on this petition.

John D. Seyffert  
John D. Seyffert, Director  
Office of Planning and Zoning

JDS:JGH:ab

#15 - #18 Walker Avenue  
Beginning for the same at a point on the north side of Walker Avenue, distant 463 feet westerly of the intersection formed by the north side of Walker Avenue and the south side of Old Court Road thence binding along the north side of said Walker Avenue 85 1/2 degrees West 56 feet 1 inch thence leaving said Walker Avenue North 30 1/2 degrees West 155 feet 6 inches thence North 59 1/2 degrees East 56 feet 1 inch thence South 30 1/2 degrees East 155 feet 6 inches to the place of beginning  
Containing 0.20 acres of land more or less

#24 - #26 Walker Avenue  
Beginning for the same at a point on the north side of Walker Avenue, distant 194 feet westerly of the intersection formed by the north side of Walker Avenue and the south side of Old Court Road thence binding along the north side of Walker Avenue 59 1/2 degrees West 106.17 feet thence leaving said Walker Avenue North 25 1/2 degrees West 163.50 feet to the south side of said Old Court Road thence binding thereon northeasterly 110.5 feet thence leaving said Old Court Road South 25 1/2 degrees East 108 feet to the place of beginning  
Containing 0.33 acres of land more or less

### DESCRIPTION TO ACCOMPANY APPLICATION FOR EXTENSION OF SPECIAL EXCEPTION, #16 - #18 Walker Avenue

Beginning for the same at a point on the north side of Walker Avenue, distant 463 feet westerly of the intersection formed by the north side of Walker Avenue and the south side of Old Court Road thence binding along the north side of said Walker Avenue 85 1/2 degrees West 56 feet 1 inch thence leaving said Walker Avenue North 30 1/2 degrees West 155 feet 6 inches thence North 59 1/2 degrees East 56 feet 1 inch thence South 30 1/2 degrees East 155 feet 6 inches to the place of beginning.

Containing 0.20 Acres of land more or less.

## PETITION FOR SPECIAL HEARING

3rd District

ZONING: Petition for Special Hearing  
LOCATION: North side of Walker Avenue, 194 feet and 463 feet West of Old Court Road  
DATE & TIME: Thursday, March 27, 1980 at 10:15 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Special Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve an extension of time for utilization of Special Exception Case No. 78-134-X for office use

All that parcel of land in the Third District of Baltimore County

Being the property of Morris Shor, et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Thursday, March 27, 1980 at 10:15 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY



February 18, 1980

Mr. William E. Hammond  
Zoning Commissioner  
Room 106, County Office Building  
Towson, Maryland 21204

Re: Case No. 78-143-X Morris  
and Evelyn Shor, Special  
Extension of Time.

Dear Mr. Hammond,

The PCCG has met with Mr. Morris Shor to review his Case No. 78-143-X concerning extension of his Special Exception for Offices on his properties along Walker Avenue.

The Pikesville Revitalization Growth Plan adopted by the Planning Board on May 17, 1977 recommends a number of important public improvements and a change in zoning from D.M.16 to B.L.CCC to encourage major new private development on properties in the central area of Pikesville, including Mr. Shor's. Mr. Shor is forestalling his desire to redevelop the properties at this time in order to work with us in the future to redevelop the properties in coordination with the planned public improvements and in conformance with the Plan.

The PCCG feels that granting Mr. Shor an extension of his Special Exception would be fair to Mr. Shor and in the best interests of our efforts to implement the Pikesville Revitalization Growth Plan. We hope you will rule in favor of the Petitioner.

Sincerely,

*Eugene N. Gogel*  
Eugene N. Gogel  
President, PCCG

cc: James G. Hoswell  
Morris Shor, 37 Stonehenge Court, Pikesville, Maryland 21208

ENG/sfh

1413 Reisterstown Road • Pikesville, Maryland 21208 • (301) 484-8210 2310



Paul G. Henderson, Esquire  
Suite 342 Quadrangle  
Village of Cross Keys  
Baltimore, Maryland 21210

NOTICE OF HEARING

RE: Petition for Special Hearing - N/S Walker Ave., 194' and 463' W of  
Old Court Road - Morris Shor, et ux - Case No. 80-198-SFH

TIME: 10:15 A.M.

DATE: Thursday, March 27, 1980

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,  
TOWSON, MARYLAND

*William E. Hammond*  
ZONING COMMISSIONER OF  
BALTIMORE COUNTY



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

March 14, 1980

Paul G. Henderson, Esquire  
Suite 342 Quadrangle  
Village of Cross Keys  
Baltimore, Maryland 21210

RE: Petition for Special Hearing  
N/S Walker Ave., 194' W Old Ct. Rd  
Morris Shor, et ux  
Case No. 80-198-SFH

Dear Sir:

This is to advise you that \$1.76 is due for  
advertising and posting of the above-property.

Please make check payable to Baltimore County, Maryland and  
remitted to Sondra Jones, Room 113, County Office Building, Towson,  
Maryland 21204, before the hearing.

Very truly yours,

*William E. Hammond*  
WILLIAM E. HAMMOND  
Zoning Commissioner

WEH:sj

BALTIMORE COUNTY  
ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

Paul G. Henderson, Esquire  
Suite 342  
Village of Cross Keys  
Baltimore, Maryland 21202

cc: Hudkins Assoc.  
201 Shell Bldg.  
200 E. Joppa Rd.  
Baltimore, Md. 21204

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 2nd  
of January, 1980.

*William E. Hammond*  
WILLIAM E. HAMMOND  
Zoning Commissioner

Petitioner Morris C. Shor, et ux  
Petitioner's Attorney

Reviewed by: *Nicholas B. Commodari*  
Nicholas B. Commodari  
Chairman, Zoning Plans  
Advisory Committee

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

COUNTY OFFICE BLDG.  
111 W. Chesapeake Ave.  
Towson, Maryland 21204

cc:

Nicholas B. Commodari  
Chairman

MEMBERS

Bureau of Engineering  
Department of Traffic Engineering  
State Roads Commission  
Bureau of Fire Prevention  
Health Department  
Project Planning  
Building Department  
Board of Education  
Zoning Administration  
Industrial Development

March 18, 1980

Paul G. Henderson, Esquire  
Suite 342  
Village of Cross Keys  
Baltimore, Maryland 21202

RE: Item No. 136  
Petitioners-Morris C. Shor, et ux  
Special Hearing Petition

Dear Mr. Henderson:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems, with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Because of your client's proposal to extend the time for utilization of Special Exception Case No. 78-143X, which granted office use on the subject properties, this Special Hearing petition is requested. It should be noted that the petition was filed on December 28, 1979, prior to the expiration for utilization of this petition, which was on January 6, 1980. At the present time, change of occupancy permits are being withheld for approval by this office until the result of this hearing has been determined.

Enclosed are all comments submitted to this office from the committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,

*Nicholas B. Commodari*  
NICHOLAS B. COMMODARI  
Chairman  
Zoning Plans Advisory Committee

NBC:mkh

Enclosures

cc: Hudkins Assoc.  
201 Shell Building  
200 E. Joppa Road  
Towson, Maryland 21204



BALTIMORE COUNTY  
DEPARTMENT OF PUBLIC WORKS  
TOWSON, MARYLAND 21204

February 4, 1980

Mr. William E. Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: Item #136 (1979-1980)  
Property Owner: Morris & Evelyn C. Shor  
N/S Walker Ave. 194' and 463' W. Old Court Rd.  
Existing Zoning: DR 16  
Proposed Zoning: Special Hearing to allow an  
extension of time for Case No. 78-143X (Item No.  
96, 1977-1978)  
Acres: 0.53 District: 3rd

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

General:

The comments which were supplied for this property in connection with Zoning Item 96 (1977-1978), 78-143X are referred to for your consideration.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item 136 (1979-1980).

Very truly yours,

*Ellsworth N. Diver*  
ELLSWORTH N. DIVER, P.E.  
Chief, Bureau of Engineering

END:EAM:FWR:ss

cc: J. Wimbley  
J. Somers

P-SF Key Sheet  
29 x 40 NW 20 Pos. Sheets  
NW 8 x Topo  
78 Tax Map

Attachment

December 9, 1977

Mr. S. Eric DiNenna  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: Item #96 (1977-1978)  
Property Owner: Morris & Evelyn Shor  
N/S Walker Ave. 194' & 463' W. Old Court Rd.  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Exception for offices  
(IDCA 77-a.1)  
Acres: 0.20 and 0.33 District: 3rd

Dear Mr. DiNenna:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

General:

Comments were supplied for this property for Project IDCA No. 77-26X.

Highways:

Walker Avenue and Old Court Road, existing public roads, are proposed to be further improved as 30 and 36-foot closed section roadways respectively, on 50-foot rights-of-way. Highway rights-of-way widenings, including any necessary revertible easements for slopes, will be required in connection with any grading or building permit application.

The construction or reconstruction of concrete sidewalk, curb and gutter, entrances, aprons, etc. will be the full responsibility of the Petitioner.

The entrance locations are subject to approval by the Department of Traffic Engineering, and shall be constructed in accordance with Baltimore County Standards.

Sediment Control:

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.



Item #96 (1977-1978)  
Property Owner: Morris & Evelyn Shor  
Page 2  
December 9, 1977

#### Storm Drains:

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

#### Water and Sanitary Sewer:

Public water supply and sanitary sewerage are serving the present dwellings.

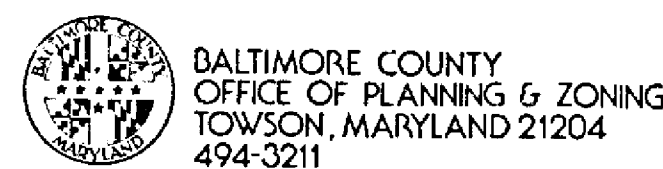
Very truly yours,

*Edmund N. Diver*  
EDMUND N. DIVER, P.E.  
Chief, Bureau of Engineering

END: EAM: FWR:iss

cc: J. Somers  
J. Trenner

P-SE Key Sheet  
29 & 30 NW 20 Pos. Sheets  
NW 8 & 7 Topo  
78 Tax Map



JOHN D. SPYFFERT  
DIRECTOR

March 10, 1980

Mr. William Hammond, Zoning Commissioner  
Zoning Advisory Committee  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #126, Zoning Advisory Committee Meeting, January 2, 1980, are as follows:

Property Owner: Morris and Evelyn C. Shor  
Location: N/S Walker Avenue 194' and 463' W. Old Court Road  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Hearing to allow an extension of time for Case No. 78-143-X  
(Item No. 96, 1977-78)  
Acres: 0.53  
District: 3rd.

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

This plan has been reviewed and there are no site-planning factors requiring comment.

Very truly yours,

*John L. Wimbley*  
John L. Wimbley  
Planner III  
Current Planning and Development



DONALD J. ROOP, M.D., M.P.H.  
DEPUTY STATE & COUNTY HEALTH OFFICER

February 21, 1980

Mr. William E. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #136, Zoning Advisory Committee Meeting of January 2, 1980, are as follows:

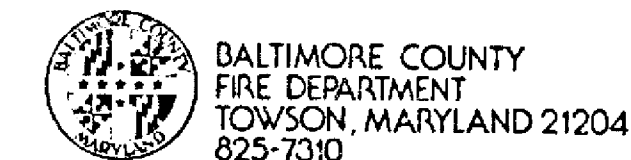
Property Owner: Morris & Evelyn C. Shor  
Location: N/S Walker Ave. 194' and 463' W Old Court Rd.  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Hearing to allow an extension of time for Case No. 78-143-X (Item No. 96, 1977-78)  
Acres: 0.53  
District: 3rd

Metropolitan water and sewer exists, therefore no health hazards are anticipated.

Very truly yours,

*Ian J. Forrest*  
Ian J. Forrest  
Director  
BUREAU OF ENVIRONMENTAL SERVICES

LJF:ph



PAUL H. REINCKE  
CHIEF

January 28, 1980

Mr. William Hammond  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: Nick Commodari, Chairman  
Zoning Plans Advisory Committee

Re: Property Owner: Morris & Evelyn C. Shor

Location: N/S Walker Ave. 194' and 463' W Old Court Rd.

Item No: 136 Zoning Agenda: Meeting of 1/2/80

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "x" are applicable and required to be corrected or incorporated into the final plans for the property.

( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals or \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

( ) 2. A second means of vehicle access is required for the site.

( ) 3. The vehicle dead end condition shown at \_\_\_\_\_ EXCEEDS the maximum allowed by the Fire Department.

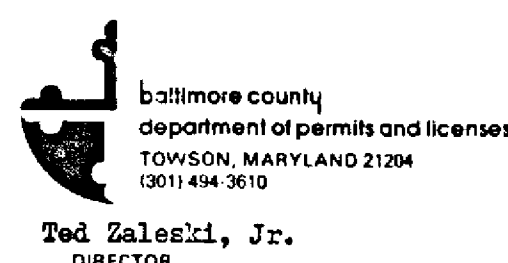
( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.

(x) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

( ) 6. Site plans are approved as drawn.

( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER *Capt. John Kelly* Noted and Approved: *George M. Wagonet*  
Planning Group Fire Prevention Bureau  
Special Inspection Division



Ted Zaleski, Jr.  
DIRECTOR

January 15, 1980

Mr. William E. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #136 Zoning Advisory Committee Meeting, January 2, 1980 are as follows:

Property Owner: Morris & Evelyn C. Shor  
Location: N/S Walker Ave. 194' and 463' W Old Court Road  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Hearing to allow an extension of time for Case No. 78-143-X (Item No. 96, 1977-78)

Acres: 0.53  
District: 3rd

The items checked below are applicable:

X A. Structure shall conform to Baltimore County Building Code (B.C.C.A.) 1970 Edition and the 1971 Supplement, State of Maryland Code for the Handicapped and aged and other applicable codes.

B. A building permit shall be required before construction can begin.

X C. Additional miscellaneous Permits shall be required.

X D. Building shall be upgraded to new use - requires alteration permit.

E. Three sets of construction drawings will be required to file an application for a building permit.

X F. Three sets of construction drawings with a registered Maryland Architect or Engineer's original seal will be required to file an application for a building permit.

G. Wood frame walls are not permitted within 3'0" of a property line. Contact Building Department if distance is between 3'0" and 6'0" of property line.

H. Requested setback variance conflicts with the Baltimore County Building Code. See Section \_\_\_\_\_

X J. Comment: Each building will require a separate change of occupancy permit, plans showing compliance with the Code requirements for the new use will be required for each building when applying for the required permits.

NOTE: These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not to be construed as the full extent of any permit.

Very truly yours,

*Charles E. Burnham*  
Charles E. Burnham, Chief  
Plans Review

CEP:rrj

## BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Towson, Maryland - 21204

Date: January 11, 1980

Mr. William E. Hammond  
Zoning Commissioner  
Baltimore County Office Building  
1111 West Chesapeake Avenue  
Towson, Maryland 21204

Z.A.C. Meeting of: January 2, 1980

RE: Item No: 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136  
Property Owner:  
Location:  
Present Zoning:  
Proposed Zoning:

District:  
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

*Wm. Nick Petrovich*  
Wm. Nick Petrovich, Assistant  
Department of Planning

WNP/bp

## CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 3 Date of Posting: 3/15/80  
Posted for: William E. Hammond  
Petitioner: William E. Hammond  
Location of property: N/S Walker Ave. 194' & 463'  
W. Old Court Rd.  
Location of Signs: Property of Morris & Evelyn C. Shor  
N/S Walker Ave.  
Remarks: See above  
Posted by: William E. Hammond Date of return: \_\_\_\_\_  
Signature

2 signs

## BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received this 28 day of Dec., 1979.  
Filing Fee \$ 25 Received: ☒ Check  
☐ Cash  
☐ Other

Petitioner Shor Submitted by William E. Hammond  
Petitioner's Attorney Anderson Reviewed by Mr.

\*This is not to be interpreted as acceptance of the petition for assignment of a hearing date.

## PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										

Reviewed by: WBC Revised Plans: \_\_\_\_\_  
Change in outline or description Yes \_\_\_\_\_ No \_\_\_\_\_  
Previous case: 78-143-X Map # \_\_\_\_\_

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT  
No. 86362

DATE: January 27, 1980 ACCOUNT: 01-652  
AMOUNT: \$5.15

RECEIVED: Paul G. Henderson, Secretary  
FOR: Advertising and Posting for Case No. 78-143-X

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT  
No. 86360

DATE: January 28, 1980 ACCOUNT: 01-652  
AMOUNT: \$5.00 (cash)

RECEIVED: Paul G. Henderson  
FOR: Filing fee for instance

8705418 21 250044

VALUATION OF INCREASE OF CASH

61764



## A black and white photograph showing a ruler at the top and bottom of a dark, textured strip. The strip appears to be a piece of material, possibly fabric or paper, with some faint, illegible markings and a small, light-colored mark near the center. The ruler at the top is marked in inches, and the ruler at the bottom is marked in centimeters. The strip is approximately 10 inches long and 1 inch wide.



# PETITION FOR SPECIAL HEARING

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Morris & Evelyn C. Shor, legal owners of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing Under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve extension of time for utilization of Special Exception Case No. 78-134-X for office use.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Special Hearing advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser: John W. Hession, III  
Address: 22 Walker Avenue  
Pikesville, MD 21208  
Legal Owner: John W. Hession, III  
Address: 22 Walker Avenue  
Pikesville, MD 21208  
Petitioner's Attorney: John W. Hession, III  
Address: Suite 342 Quadrangle  
Village of Cross Keys 21210  
Protestant's Attorney: John W. Hession, III  
Address: Suite 342 Quadrangle  
Village of Cross Keys 21210

ORDERED BY the Zoning Commissioner of Baltimore County, this 2nd day of January, 1980, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 27th day of March, 1980, at 10:15 o'clock A.M.

John W. Hession, III  
Zoning Commissioner of Baltimore County

(over)

RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER  
N/S of Walker Avenue, 194' and 463' :  
W of Old Court Rd., 3rd District : OF BALTIMORE COUNTY  
MORRIS SHOR, et ux, Petitioners : Case No. 80-198-SPH

## ORDER TO ENTER APPEARANCE

Mr. Commissioners:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman  
Deputy People's Counsel  
John W. Hession, III  
John W. Hession, III  
People's Counsel for Baltimore County  
County Office Building  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 18th day of March, 1980, a copy of the foregoing Order was mailed to Paul G. Henderson, Esquire, Suite 342 Quadrangle, Village of Cross Keys, Baltimore, Maryland 21210, Attorney for Petitioners.

John W. Hession, III  
John W. Hession, III

RE: PETITION FOR SPECIAL HEARING : BEFORE THE  
N/S of Walker Ave., 194' and 463' :  
W of Old Court Rd. - 3rd Election : DEPUTY ZONING  
District : COMMISSIONER  
Morris Shor, et ux - Petitioners :  
NO. 80-198-SPH (Item No. 136) :  
OF  
BALTIMORE COUNTY

IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 9th day of March, 1982, that in view of the 1980 Comprehensive Zoning Maps having rezoned the subject property to a B.L. Zone with a C.C.C. District, this Petition for Special Hearing to extend the time for utilization of the Special Exception granted in Case No. 78-134-X for office use is no longer viable, and, therefore, this petition is hereby DISMISSED.

John M. H. Jung  
Deputy Zoning Commissioner  
of Baltimore County

BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

March 9, 1982

Paul G. Henderson, Esquire  
Suite 342 Quadrangle  
Village of Cross Keys  
Baltimore, Maryland 21210

RE: Petition for Special Hearing  
N/S of Walker Ave., 194' and 463'  
W of Old Court Rd. - 3rd Election  
District  
Morris Shor, et ux - Petitioners  
NO. 80-198-SPH (Item No. 136)

Dear Mr. Henderson:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,  
John M. H. Jung  
JOHN M. H. JUNG  
Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: John W. Hession, III, Esquire  
People's Counsel

## BALTIMORE COUNTY, MARYLAND

### INTER-OFFICE CORRESPONDENCE

TO: Mr. W. E. Hammond  
Zoning Commissioner  
Date: March 11, 1980  
FROM: John D. Seyffert, Director  
Office of Planning and Zoning  
SUBJECT: Petition No. 80-198-SPH Item 136

Petition for Special Hearing  
North side of Walker Avenue, 194 feet and 463 feet West of Old Court Road  
Petitioner - Morris Shor, et ux

Third District

HEARING: Thursday, March 27, 1980 (10:15 A.M.)

There are no comprehensive planning factors requiring comment on this petition.

John D. Seyffert  
John D. Seyffert, Director  
Office of Planning and Zoning

JDS:JGH:ab

#15 - #18 Walker Avenue  
Beginning for the same at a point on the north side of Walker Avenue, distant 463 feet westerly of the intersection formed by the north side of Walker Avenue and the south side of Old Court Road thence binding along the north side of said Walker Avenue 55 1/2 degrees West 56 feet 1 inch thence leaving said Walker Avenue North 30 1/2 degrees West 155 feet 6 inches thence North 59 1/2 degrees East 56 feet 1 inch thence South 30 1/2 degrees East 155 feet 6 inches to the place of beginning  
Containing 0.20 acres of land more or less

#24 - #26 Walker Avenue

Beginning for the same at a point on the north side of Walker Avenue, distant 194 feet westerly of the intersection formed by the north side of Walker Avenue and the south side of Old Court Road thence binding along the north side of Walker Avenue 59 1/2 degrees West 106.17 feet thence leaving said Walker Avenue North 25 1/2 degrees West 163.50 feet to the south side of said Old Court Road thence binding thereon northeasterly 110.5 feet thence leaving said Old Court Road South 25 1/2 degrees East 108 feet to the place of beginning  
Containing 0.33 acres of land more or less

### DESCRIPTION TO ACCOMPANY APPLICATION FOR EXTENSION OF SPECIAL EXCEPTION, #16 - #18 Walker Avenue

Beginning for the same at a point on the north side of Walker Avenue, distant 463 feet westerly of the intersection formed by the north side of Walker Avenue and the south side of Old Court Road thence binding along the north side of said Walker Avenue 55 1/2 degrees West 56 feet 1 inch thence leaving said Walker Avenue North 30 1/2 degrees West 155 feet 6 inches thence North 59 1/2 degrees East 56 feet 1 inch thence South 30 1/2 degrees East 155 feet 6 inches to the place of beginning.

Containing 0.20 Acres of land more or less.

## PETITION FOR SPECIAL HEARING

3rd District

ZONING: Petition for Special Hearing  
LOCATION: North side of Walker Avenue, 194 feet and 463 feet West of Old Court Road  
DATE & TIME: Thursday, March 27, 1980 at 10:15 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Special Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve an extension of time for utilization of Special Exception Case No. 78-134-X for office use

All that parcel of land in the Third District of Baltimore County

Being the property of Morris Shor, et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Thursday, March 27, 1980 at 10:15 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY



February 18, 1980

Mr. William E. Hammond  
Zoning Commissioner  
Room 106, County Office Building  
Towson, Maryland 21204

Re: Case No. 78-143-X Morris  
and Evelyn Shor, Special  
Extension of Time.

Dear Mr. Hammond,

The PCCG has met with Mr. Morris Shor to review his Case No. 78-143-X concerning extension of his Special Exception for Offices on his properties along Walker Avenue.

The Pikesville Revitalization Growth Plan adopted by the Planning Board on May 17, 1977 recommends a number of important public improvements and a change in zoning from D.M.16 to B.L.CCC to encourage major new private development on properties in the central area of Pikesville, including Mr. Shor's. Mr. Shor is forestalling his desire to redevelop the properties at this time in order to work with us in the future to redevelop the properties in coordination with the planned public improvements and in conformance with the Plan.

The PCCG feels that granting Mr. Shor an extension of his Special Exception would be fair to Mr. Shor and in the best interests of our efforts to implement the Pikesville Revitalization Growth Plan. We hope you will rule in favor of the Petitioner.

Sincerely,

*Eugene N. Gogel*  
Eugene N. Gogel  
President, PCCG

cc: James G. Hoswell  
Morris Shor, 37 Stonehenge Court, Pikesville, Maryland 21208

ENG/sfh

1413 Reisterstown Road • Pikesville, Maryland 21208 • (301) 484-8210 2310



Paul G. Henderson, Esquire  
Suite 342 Quadrangle  
Village of Cross Keys  
Baltimore, Maryland 21210

NOTICE OF HEARING

RE: Petition for Special Hearing - N/S Walker Ave., 194' and 463' W of  
Old Court Road - Morris Shor, et ux - Case No. 80-198-SFH

TIME: 10:15 A.M.

DATE: Thursday, March 27, 1980

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,

TOWSON, MARYLAND

*William E. Hammond*  
ZONING COMMISSIONER OF  
BALTIMORE COUNTY



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

March 14, 1980

Paul G. Henderson, Esquire  
Suite 342 Quadrangle  
Village of Cross Keys  
Baltimore, Maryland 21210

RE: Petition for Special Hearing  
N/S Walker Ave., 194' W Old Ct. Rd  
Morris Shor, et ux  
Case No. 80-198-SFH

Dear Sir:

This is to advise you that \$1.76 is due for  
advertising and posting of the above-property.

Please make check payable to Baltimore County, Maryland and  
remit to Sondra Jones, Room 113, County Office Building, Towson,  
Maryland 21204, before the hearing.

Very truly yours,

*William E. Hammond*  
WILLIAM E. HAMMOND  
Zoning Commissioner

WEH:sj

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

Paul G. Henderson, Esquire  
Suite 342  
Village of Cross Keys  
Baltimore, Maryland 21202

cc: Hudkins Assoc.  
201 Shell Bldg.  
200 E. Joppa Rd.  
Baltimore, Md. 21204

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 2nd  
of January, 1980.

*William E. Hammond*  
WILLIAM E. HAMMOND  
Zoning Commissioner

Petitioner Morris C. Shor, et ux  
Petitioner's Attorney

Reviewed by: *Nicholas B. Commodari*  
Nicholas B. Commodari  
Chairman, Zoning Plans  
Advisory Committee

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

COUNTY OFFICE BLDG.  
111 W. Chesapeake Ave.  
Towson, Maryland 21204

cc:

Nicholas B. Commodari  
Chairman

MEMBERS

Bureau of Engineering  
Department of  
Traffic Engineering  
State Roads Commission  
Bureau of  
Fire Prevention  
Health Department  
Project Planning  
Building Department  
Board of Education  
Zoning Administration  
Industrial  
Development

March 18, 1980

Paul G. Henderson, Esquire  
Suite 342  
Village of Cross Keys  
Baltimore, Maryland 21202

RE: Item No. 136  
Petitioners-Morris C. Shor, et ux  
Special Hearing Petition

Dear Mr. Henderson:

The Zoning Plans Advisory Committee has reviewed the plans  
submitted with the above referenced petition. The following comments  
are not intended to indicate the appropriateness of the zoning action  
requested, but to assure that all parties are made aware of plans or  
problems, with regard to the development plans that may have a bearing  
on this case. The Director of Planning may file a written report  
with the Zoning Commissioner with recommendations as to the suitability  
of the requested zoning.

Because of your client's proposal to extend the time for utilization  
of Special Exception Case No. 78-143X, which granted office use on  
the subject properties, this Special Hearing petition is requested. It  
should be noted that the petition was filed on December 28, 1979, prior  
to the expiration for utilization of this petition, which was on January  
6, 1980. At the present time, change of occupancy permits are being  
withheld for approval by this office until the result of this hearing  
has been determined.

Enclosed are all comments submitted to this office from the  
committee members at this time. The remaining members felt that no  
comment was warranted. This petition was accepted for filing on the  
date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,

*Nicholas B. Commodari*  
NICHOLAS B. COMMODARI  
Chairman  
Zoning Plans Advisory Committee

NBC:mkh

Enclosures

cc: Hudkins Assoc.  
201 Shell Building  
200 E. Joppa Road  
Towson, Maryland 21204



BALTIMORE COUNTY  
DEPARTMENT OF PUBLIC WORKS  
TOWSON, MARYLAND 21204

February 4, 1980

Mr. William E. Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: Item #136 (1979-1980)  
Property Owner: Morris & Evelyn C. Shor  
N/S Walker Ave. 194' and 463' W. Old Court Rd.  
Existing Zoning: DR 16  
Proposed Zoning: Special Hearing to allow an  
extension of time for Case No. 78-143X (Item No.  
96, 1977-1978)  
Acres: 0.53 District: 3rd

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office  
for review by the Zoning Advisory Committee in connection with the subject item.

General:

The comments which were supplied for this property in connection with Zoning  
Item 96 (1977-1978), 78-143X are referred to for your consideration.

This office has no further comment in regard to the plan submitted for Zoning  
Advisory Committee review in connection with this Item 136 (1979-1980).

Very truly yours,

*Ellsworth N. Diver*  
ELLSWORTH N. DIVER, P.E.  
Chief, Bureau of Engineering

END:EAM:FWR:ss

cc: J. Wimbley  
J. Somers

P-SF Key Sheet  
29 x 40 NW 20 Pos. Sheets  
NW 8 x Topo  
78 Tax Map

Attachment

December 9, 1977

Mr. S. Eric DiNenna  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: Item #96 (1977-1978)  
Property Owner: Morris & Evelyn Shor  
N/S Walker Ave. 194' & 463' W. Old Court Rd.  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Exception for offices  
(IDCA 77-a.1)  
Acres: 0.20 and 0.33 District: 3rd

Dear Mr. DiNenna:

The following comments are furnished in regard to the plat submitted to this office  
for review by the Zoning Advisory Committee in connection with the subject item.

General:

Comments were supplied for this property for Project IDCA No. 77-26X.

Highways:

Walker Avenue and Old Court Road, existing public roads, are proposed to be  
further improved as 30 and 36-foot closed section roadways respectively, on 50-foot  
rights-of-way. Highway rights-of-way widenings, including any necessary revertible  
easements for slopes, will be required in connection with any grading or building  
permit application.

The construction or reconstruction of concrete sidewalk, curb and gutter, entrances,  
aprons, etc. will be the full responsibility of the Petitioner.

The entrance locations are subject to approval by the Department of Traffic  
Engineering, and shall be constructed in accordance with Baltimore County Standards.

Sediment Control:

Development of this property through stripping, grading and stabilization could  
result in a sediment pollution problem, damaging private and public holdings downstream  
of the property. A grading permit is, therefore, necessary for all grading, including  
the stripping of top soil.



Item #96 (1977-1978)  
Property Owner: Morris & Evelyn Shor  
Page 2  
December 9, 1977

#### Storm Drains:

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

#### Water and Sanitary Sewer:

Public water supply and sanitary sewerage are serving the present dwellings.

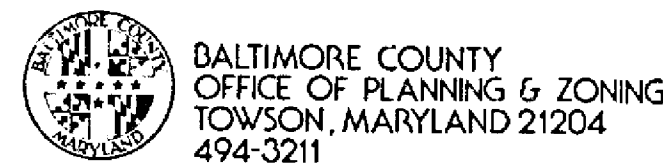
Very truly yours,

*Edmund N. Diver*  
EDMUND N. DIVER, P.E.  
Chief, Bureau of Engineering

END: EAM: FWR:iss

cc: J. Somers  
J. Trenner

P-SE Key Sheet  
29 & 30 NW 20 Pos. Sheets  
NW 8 & 7 Topo  
78 Tax Map



JOHN D. SPYFFERT  
DIRECTOR

March 10, 1980

Mr. William Hammond, Zoning Commissioner  
Zoning Advisory Committee  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #126, Zoning Advisory Committee Meeting, January 2, 1980, are as follows:

Property Owner: Morris and Evelyn C. Shor  
Location: N/S Walker Avenue 194' and 463' W. Old Court Road  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Hearing to allow an extension of time for Case No. 78-143-X  
(Item No. 96, 1977-78)  
Acres: 0.53  
District: 3rd.

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

This plan has been reviewed and there are no site-planning factors requiring comment.

Very truly yours,

*John L. Wimbley*  
John L. Wimbley  
Planner III  
Current Planning and Development



DONALD J. ROOP, M.D., M.P.H.  
DEPUTY STATE & COUNTY HEALTH OFFICER

February 21, 1980

Mr. William E. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #136, Zoning Advisory Committee Meeting of January 2, 1980, are as follows:

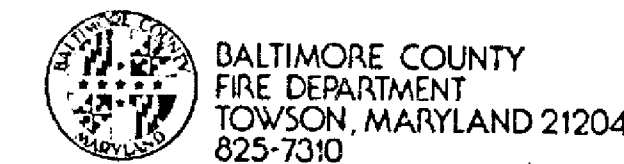
Property Owner: Morris & Evelyn C. Shor  
Location: N/S Walker Ave. 194' and 463' W Old Court Rd.  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Hearing to allow an extension of time for Case No. 78-143-X (Item No. 96, 1977-78)  
Acres: 0.53  
District: 3rd

Metropolitan water and sewer exists, therefore no health hazards are anticipated.

Very truly yours,

*Ian J. Forrest*  
Ian J. Forrest  
Director  
BUREAU OF ENVIRONMENTAL SERVICES

LJF:ph



PAUL H. RENCKE  
Chief

January 28, 1980

Mr. William Hammond  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: Nick Commodari, Chairman  
Zoning Plans Advisory Committee

Re: Property Owner: Morris & Evelyn C. Shor

Location: N/S Walker Ave. 194' and 463' W Old Court Rd.

Item No: 136 Zoning Agenda: Meeting of 1/2/80

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "x" are applicable and required to be corrected or incorporated into the final plans for the property.

( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals or \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

( ) 2. A second means of vehicle access is required for the site.

( ) 3. The vehicle dead end condition shown at \_\_\_\_\_ EXCEEDS the maximum allowed by the Fire Department.

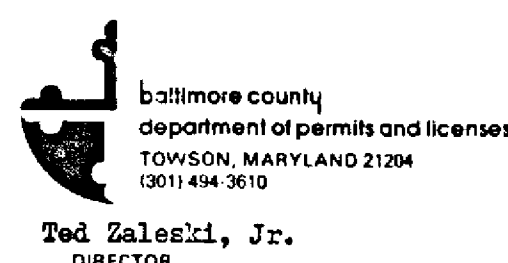
( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.

(x) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

( ) 6. Site plans are approved as drawn.

( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER *Capt. John Kelly* Noted and Approved: *George M. Wagonet*  
Planning Group Fire Prevention Bureau  
Special Inspection Division



Ted Zaleski, Jr.  
DIRECTOR

January 15, 1980

Mr. William E. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #136 Zoning Advisory Committee Meeting, January 2, 1980 are as follows:

Property Owner: Morris & Evelyn C. Shor  
Location: N/S Walker Ave. 194' and 463' W Old Court Road  
Existing Zoning: D.R. 16  
Proposed Zoning: Special Hearing to allow an extension of time for Case No. 78-143-X (Item No. 96, 1977-78)

Acres: 0.53  
District: 3rd

The items checked below are applicable:

X A. Structure shall conform to Baltimore County Building Code (B.C.C.A.) 1970 Edition and the 1971 Supplement, State of Maryland Code for the Handicapped and aged and other applicable codes.

B. A building permit shall be required before construction can begin.

X C. Additional miscellaneous Permits shall be required.

X D. Building shall be upgraded to new use - requires alteration permit.

E. Three sets of construction drawings will be required to file an application for a building permit.

X F. Three sets of construction drawings with a registered Maryland Architect or Engineer's original seal will be required to file an application for a building permit.

G. Wood frame walls are not permitted within 3'0" of a property line. Contact Building Department if distance is between 3'0" and 6'0" of property line.

H. Requested setback variance conflicts with the Baltimore County Building Code. See Section \_\_\_\_\_

X J. Comment: Each building will require a separate change of occupancy permit, plans showing compliance with the Code requirements for the new use will be required for each building when applying for the required permits.

NOTE: These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not to be construed as the full extent of any permit.

Very truly yours,

*Charles E. Burnham*  
Charles E. Burnham, Chief  
Plans Review

CEP:rrj

## BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Towson, Maryland - 21204

Date: January 11, 1980

Mr. William E. Hammond  
Zoning Commissioner  
Baltimore County Office Building  
1111 West Chesapeake Avenue  
Towson, Maryland 21204

Z.A.C. Meeting of: January 2, 1980

RE: Item No: 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136  
Property Owner:  
Location:  
Present Zoning:  
Proposed Zoning:

District:  
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

*Wm. Nick Petrovich*  
Wm. Nick Petrovich, Assistant  
Department of Planning

WNP/bp

## CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 3 Date of Posting: 3/15/80  
Posted for: William E. Hammond  
Petitioner: William E. Hammond  
Location of property: N/S Walker Ave. 194' & 463' W Old Court Rd.  
Location of Signs: Property of Morris & Evelyn C. Shor  
Remarks: See above  
Posted by: Wm. E. Hammond Date of return: \_\_\_\_\_  
Signature

2 signs

## BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received this 28 day of Dec., 1979.

Filing Fee \$ 25 Received: ☒ Check  
☐ Cash  
☐ Other

Petitioner Shor Submitted by Hammond  
Petitioner's Attorney Hammond Reviewed by Wm.

\*This is not to be interpreted as acceptance of the petition for assignment of a hearing date.

## PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										

Reviewed by: Wm. E. Hammond Revised Plans:  
Change in outline or description ☐ Yes  
Previous case: 78-143-X Map # \_\_\_\_\_ ☐ No

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

DATE: January 27, 1980 ACCOUNT: 01-652 No. 86362

RECEIVED: Paul G. Henderson, Director AMOUNT: \$5.15

FOR: Advertising and Posting for Case No. 78-143-X

DATE: December 28, 1979 ACCOUNT: 01-613 No. 95560

RECEIVED: Paul G. Henderson AMOUNT: \$5.00 (cash)

FOR: Filing fee for instance

DATE: January 27, 1980 ACCOUNT: 01-652 No. 86362

RECEIVED: Paul G. Henderson, Director AMOUNT: \$5.00

FOR: Filing fee for instance

DATE: January 27, 1980 ACCOUNT: 01-652 No. 86362

RECEIVED: Paul G. Henderson, Director AMOUNT: \$5.00

FOR: Filing fee for instance



DUPLICATE  
CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., ~~on each~~ of ~~the~~ 1st ~~day~~ of ~~the~~ month ~~of~~ March ~~1890~~ 19 ~~at~~ the ~~rate~~ of ~~one~~ cent ~~per~~ copy ~~per~~ week before the 27th day of March, 19 90, the ~~first~~ publication appearing on the 5th day of March, 19 90.

Cost of Advertisement, \$ 48

Office of  
**COLUMBIA**  
*Publishing Corp.*  
10750 Little Patuxent Pkwy  
Columbia, MD 21044

THIS IS TO CERTIFY, that the annexed advertisement of  
Petition for Special Hearing

☒ Catonsville Times  
☐ Arbutus Times

weekly newspapers published in Baltimore County, Maryland,  
once a week for one successive weeks before  
the 7<sup>th</sup> day of March 1980, that is to say,  
the same was inserted in the issues of

3/6/80.

COLUMBIA PUBLISHING CORP.  
By Maureen Bede

IN THE CIRCUIT COURT  
FOR BALTIMORE COUNTY, IN & E

Plaintiff

Defendant

CERTIFICATE OF PUBLICATION OF

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., ~~on each~~ of one time ~~successive~~ weeks before the 27th day of March, 1980, the first publication appearing on the 6th day of March

Cost of Advertisement, \$-----

[illegible]

**B-24.**—The same at a point  
on the north side of Walker Avenue,  
the instant tract west of the  
industrial zone formed by the north side  
of Walker Avenue. The land lies  
between the south end of those bind-  
ings along the north side of Walker Ave-  
nue 50% distance said Walker Ave-  
nue; the south end of said 50% dis-  
tance North 25° East bearing thereon  
689 feet to the south end of said O'F-  
ent to the south end of said North  
bearing thence thence bearings thereon  
northerly 110° E. bearing thereon 165  
feet to the Court Road South 25°,  
the east end of the road to the place of  
beginning

The area being 0.53 acres of land more  
or less

Being the portion of Morris Rhoten  
shown as shown on plan filed  
with the zoning department dated  
March 27, 1941, Monday, March  
27, 1940 at 10:15 A.M.

Public Hearing at Room 104, County  
Administration Building, 111 W. Com-  
merce Avenue, Towson, Maryland.  
By Order of  
**E. HAMMOND,**  
Zoning Commission  
of Baltimore County

[illegible]

OWNER  
MOTIS SHAK  
77 STONHENGE CT.  
PIKEVILLE MD 21676

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